

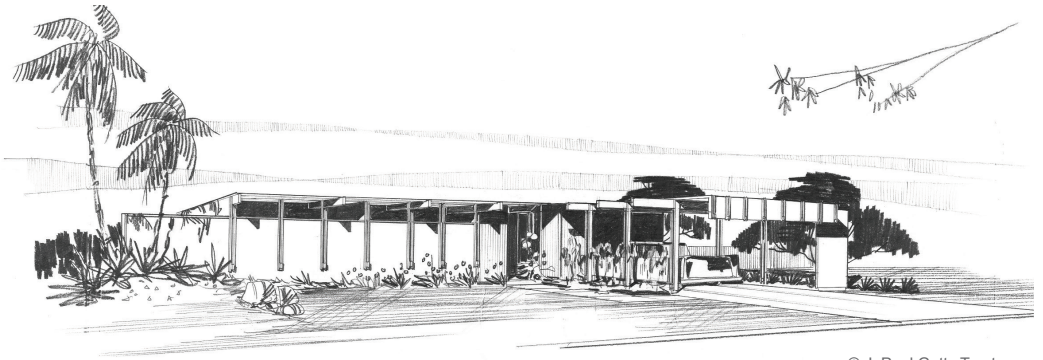
Little Beverly Hills

designed by Palmer & Krisel 1956-58

2024 Neighborhood
Home Tour

02.17.2024

Palm Springs



© J. Paul Getty Trust



Portrait of Palmer and Krisel, 1958 by Julius Shulman
Getty Research Institute, Los Angeles (2004.R.10)
© J. Paul Getty Trust

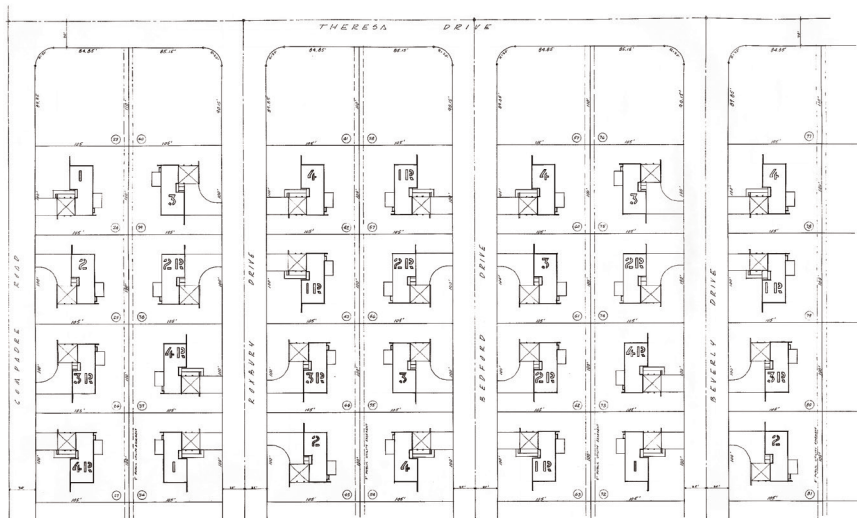
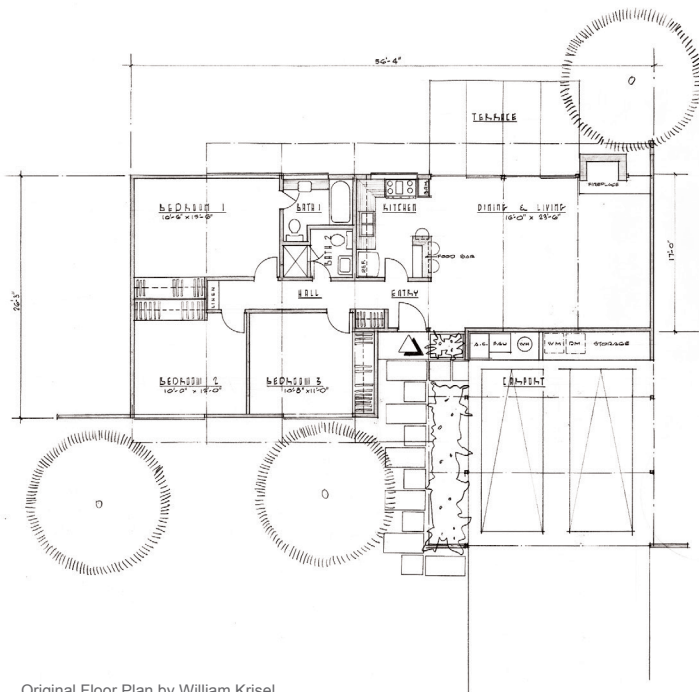
Welcome to the Little Beverly Hills neighborhood!

Our forty-acre neighborhood is one of the smallest complete modernist neighborhoods in Southern California, with homes built in 1957 and 1958. Steeped in history, sixty-four of our homes were built by famed developers, the Alexander Construction Company, with renowned architect William Krisel, AIA of Palmer & Krisel designing the floorplan and some of the elevations, marketed as Enchanted Village.

There were five exterior styles created; El Dorado, Enchantment, Fiesta, Fleetwood and Suburba, with the model homes all located on Compadre Road. (Note the El Dorado elevation was not built as a model home). The homes were priced between \$19,000 and \$20,000 and intended to be “all-year homes” for the city’s permanent residents.

Originally named Ramon Rise Estates, the Little Beverly Hills neighborhood earned its current name from enterprising real estate marketers in the 1990s and on, since most of the street names are identical to famous streets in Beverly Hills. Half of the neighborhood’s boundaries includes frontage to the Prescott Preserve, a 120-acre nature preserve, operated by Oswit Land Trust.

Learn more about our neighborhood by visiting our neighborhood organization’s website at: www.littlebeverlyhillsp.org or on Instagram [@LittleBeverlyHills](https://www.instagram.com/LittleBeverlyHills).




Enchanted Village

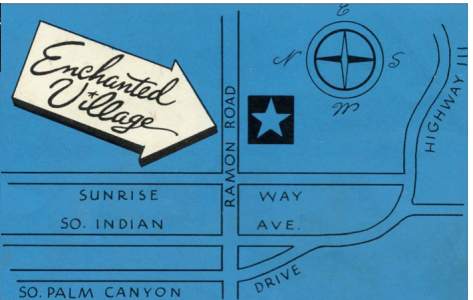
ENCHANTED VILLAGE

½ mile east of Sunrise Way
... on Ramon Road

PALM SPRINGS CALIFORNIA

HOUSES THAT ARE SPACIOUS AND GRACIOUS FOR ALL-YEAR DESERT LIVING.





Terms

\$1950 down

... payable as follows: \$500 on signing of Deposit Receipt; \$1,000 on notification that the house has received framing inspection; \$450 when notified the house is ready for completion and Escrow is ready to close.

There is a 20-year First Trust Deed loan of \$13,500 payable \$97 per month, including interest at 6% per annum. There is a Second Trust Deed for the balance of the purchase price, payable 1% of the principal amount per month, including 6% interest, all due in 5 years.

Swimming pools are extra, \$1,000 down, balance \$2,750 payable as follows: \$2,500 added to First Trust Deed Loan (20 years), and \$250 added to Second Trust Deed (5 years).

PRICES RANGE FROM \$18,950 TO \$19,775


ENCHANTED VILLAGE
John Seamans, Sales Representative
2175 East Ramon Road
Palm Springs, California — Phone 6068

Titles insured by Land Title Company, Riverside, California

Original Sales Brochure courtesy of David Hyams, 3rd generation LBH homeowner


THREE BEDROOM HOMES BUILT BY MASTER CRAFTSMEN

... in the desirable area of Palm Springs which is warmest in winter and coolest in summer ... across Ramon Road from St. Theresa Church and School, ½ mile east of Palm Springs High School, ½ mile east of Sunrise Way.



Fleetwood ... \$18,950 (Photo 1-A)





Fleetwood ... \$19,550 (Photo 2-A)



El Dorado ... \$19,250 (Photo 1-B)

(Also Enchantment ... \$19,250 (No Photo))

FEATURES

- Sites 100x105' ... Completely fenced rear yard and play area ...
- 3-ton refrigeration cooling, forced air heating ...
- Large rooms ... Ceramic tile showers
- Formica counter-tops ... Hardwood kitchen cabinets ...
- Built-ins: disposal, range, oven, dishwasher, snack bar ...
- Two-car port ... Paved patio with overhang ...
- Insulated ... Storage ...
- Max. one fireplace ... sliding glass door to pool area.



Suburba ... \$19,775 (Photo 2-B)

HEATED AND FILTERED SWIMMING POOLS 16x32' ... With electric light, chrome ladder, steps, skimmer - \$3,750

PRE-OPENING SALE
(prior to completion of model homes)

PALM SPRINGS' *Enchanted Village*
Distinctive All-Year Homes at a Moderate Price and Terms!



Built by a luxury-home builder to provide the area's permanent residents with the utmost in living pleasure at a REASONABLE price! Check the superb features, many of which you would expect to find only in homes costing \$35,000 or more! Only the expensive frills have been eliminated to bring you top construction value and pride of ownership at an amazingly fair cost!

... from \$18,950
\$1,950 DOWN
with reasonable monthly payments.

These Homes Have the "BIG LOOK!"

1. AIR-CONDITIONED . . . a 3-ton refrigeration cooling system with water-cooled condensing?
2. COMPLETE FENCING for rear of home and play area!
3. 10,000 SQ. FT. SITES . . . with frontages 100 ft. or more.
4. FORCED - AIR HEATING with complete wall and roof insulation!
5. HARDWOOD and FORMICA KITCHENS with built-in snack bar!
6. Warm King BUILT-IN APPLIANCES include Range, Oven, Dishwasher and Garbage Disposal Unit!
7. OVERSIZE 2-car CARPORT with 8 x 4 Storage Closet!
8. 3 SPACIOUS BEDROOMS, each with 8 to 9 ft. wardrobes! MASTER BEDROOM (11½ x 13½) plus spacious private bath! SECOND BEDROOM or convertible DEN (13 x 12). THIRD BEDROOM (12 x 12).
9. FORMICA PULLMAN LAVATORY and ceramic tile shower over bath. Bath has ceramic tile walls!
10. 18 x 24 LIVING-DINING AREA with wall of glass and sliding doors facing pool area!
11. Exotic masonry FIREPLACES!
12. Sold with or without lovely SWIMMING POOLS!

TRACT OFFICE:
3175 East Ramon Road

Phone: Palm Springs 6068



Enchanted Village Advertisement

The only print advertisement for the Enchanted Village was published in The Desert Sun on July 18, 1957 and August 7, 1957. The ad denotes that Enchanted Village was built to house the "area's permanent residents with the utmost in living pleasure at a REASONABLE price" meaning middle-class, full-time working residents unlike the second home neighborhoods that were being built at the same time like Twin Palms.



Key Characteristics of Alexander Construction Company Elevations

Elevation	Roof Style	Carport	Fireplace	Example Home
ENCHANTMENT Designed by Krisel	FLAT	FORWARD In Front of Living Room	REAR Near Patio	640 Compadre Rd Furnished Model Home
EL DORADO Designed by Leitch?	BUTTERFLY From left to right	FORWARD In Front of Living Room	REAR Near Patio	690 Compadre Rd
FIESTA Designed by Leitch?	BUTTERFLY From front to rear	FORWARD In Front of Living Room	REAR Near Patio	650 Compadre Rd
FLEETWOOD Designed by Leitch?	SLOPED To the front	SIDE Next to Living Room	FRONT Btw door & carport	550 Compadre Rd Model Home
SUBURBA Designed by Leitch?	DOUBLE GABLE	SIDE Next to Living Room	FRONT Btw door & carport	610 Compadre Rd Model Home

671 Bedford Dr.



Completed in 1957, this Palmer & Krisel designed, Alexander-built, home retains the original footprint and pool. The kitchen was fully renovated in 2021 and walls into the living room and hallway were removed to create a more open, social environment for hosting. Nicknamed Psychedelic Springs, the home features vintage furniture and decor from the 50s and 60s throughout, as well as modern pieces commissioned for the space by the homeowner. Each bedroom features a nod to a different popular style from mid-century; mod, bohemian eclectic, and Hollywood Regency, with a modern twist. The backyard includes spectacular poolside mountain views, complete with a 100-foot painted mural and mature cacti.

682 Bedford Dr.



This 1957 Alexander has an enclosed carport, increasing it from the standard 3-bedroom 2-bath design to its current 4-bedroom 3-bath layout. The original pool is flanked by updated landscaping and a poolside shower. Its outdoor kitchen offers the perfect compliment to al-fresco dining, with access to the interior using the pass-thru window in the home's kitchen. The Bedford Bungalow offers the tranquility of a peaceful oasis, designed for today's midcentury modern style.

631 Beverly Dr.



© Oscar Flink Photography

This Suburba style Alexander Home, designed by Palmer & Krisel, was built in 1957. In 2023, it was acquired by an architect/builder couple, who were thrilled to find it in almost original condition. It needed a lot of work, but luckily, no one had modified the original floor plan. Their labor of love brought it back with Krisel's modernist language in mind every step of the way. Elements, such as the walnut/pegboard kitchen cabinets and vanities, hairpin legs and slanted fronts, pay homage to the original interiors of Krisel's midcentury homes. The house is not trying to replicate the 50s, but rather imagines which choices a modernist architect would make in our time. The result is a dreamy, light filled desert oasis, where indoor and outdoor spaces blend seamlessly to create infinite visual connections.

680 Compadre Rd.



This home is perfectly situated across from The Prescott Preserve with unobstructed views of the San Jacinto Mountains. Once you see the beautiful sky at sunset, you'll know why they call this home The House of Stardust. Built in 1957, then remodeled in 2018 by the owners, a mother and daughters design trio, who converted the garage into a fourth bedroom, redesigned the bathrooms and kitchen, landscaped and added an outdoor fire pit, while keeping the original essence of the house. The furniture and art has been carefully curated in midcentury style.

610 Compadre Rd.



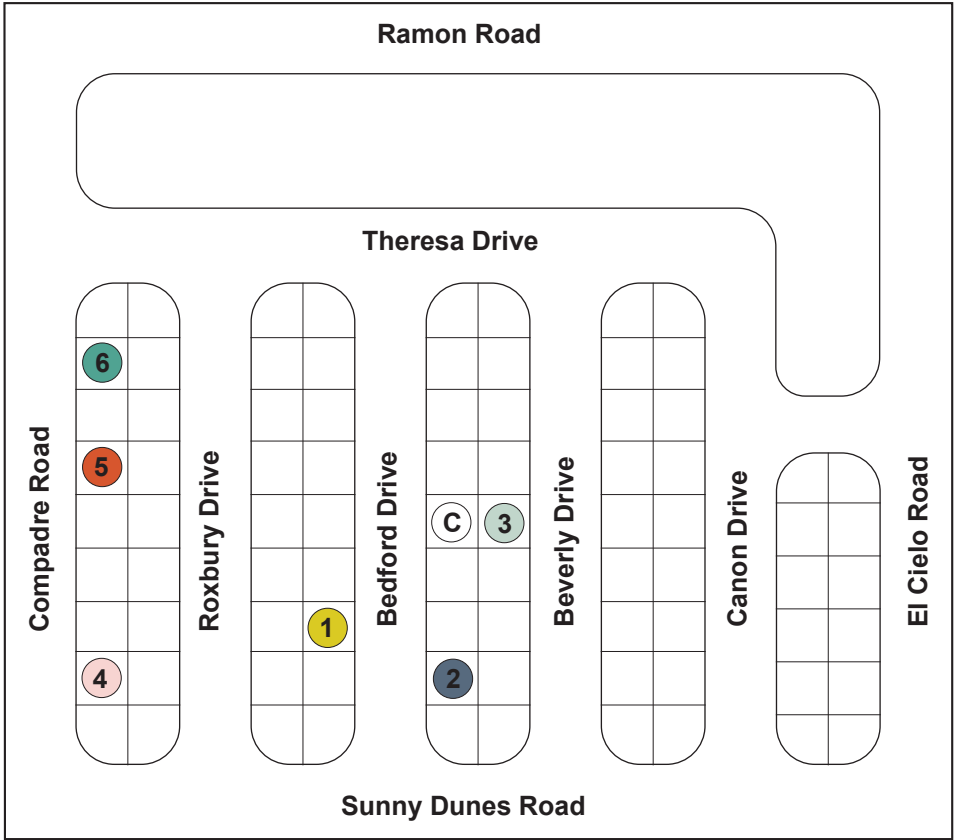
Built in 1957 and gorgeously remodeled in the Fall of 2022, the Beverly Astro House is a mid-century home with a sexy pool that's ideal for soaking up the SoCal Sun! This little corner of paradise features stunning 1950s architecture, clean lines, a fabulous open concept floor plan, with walls of glass revealing the sun-drenched yard and an amazing unobstructed view of the snow-capped San Jacinto Mountains - blurring the lines between indoor-outdoor living. Chic mid-mod inspired furnishings and period art from legendary local artists Nat Reed, as well as Shag, decorate the interior.

550 Compadre Rd.



© Oscar Flink Photography

550 Compadre was one of the first 100 Alexander homes built in Palm Springs. Completed in 1957, it served as one of the models for the neighborhood. Unlike the bold festive colors usually seen in Palm Springs, this interior is a Classic Neutral Mid Century design, with vintage wood furnishings and pieces that evoke a clean but texturally elegant interior. The transition from inside to outside creates a wonderful space for entertaining on both large and small scale. A collection of art, photography and collected pieces from various periods give the home a warm global appeal.



C Check In
634 Bedford Drive

- 1** 671 Bedford Drive
- 2** 682 Bedford Drive
- 3** 631 Beverly Drive
- 4** 680 Compadre Road
- 5** 610 Compadre Road
- 6** 550 Compadre Road

Credits:
Cover Illustration, Floor Plan and Tract Plan by William Krisel
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The Getty Research Institute, Los Angeles (2009.M.23)
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